Name and Address of New Owner:
Still Waters Nashville Series 2, LLC
20542 NE 26th St
Sammamish WA 98074

Send Tax Bills To:
New Owner

This Instrument Prepared By:
Greater Nashville Title, LLC
4603 Gallatin Pike
Nashville, TN 37216

Karen Johnson Davidson County
Batch# 1200446 DEEDQC
11/01/2024 01:27:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241101-0085085

Map & Parcel No: 072-13-0X-002.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **JEFFREY R. KELLERAN AND WIFE, KRISTINA L. KELLERAN** "the Grantor," conveys and quitclaims unto **STILL WATERS NASHVILLE SERIES 2, LLC, A SERIES OF STILL WATERS NAHSVILLE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** "the Grantee," all my right, title, and interest, if any, to the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit B of Homes at 2408 Inga Street, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Homes at 2408 Inga Street, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20160919-0098288,Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at 2408 Inga Street, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20160919-0098288, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit, and including an undivided interest in the Common Elements thereto.

Being the same property conveyed to Jeffrey R. Kelleran and Wife, Kristina L. Kelleran, by Quit Claim Deed from Still Waters Nashville Series 2, a Tennessee Limited Liability Company of record in Instrument No. 202011060130322 in the Register's Office for Davidson County, Tennessee.

Being improved property also known as **2408B Inga St, Nashville TN 37206.**

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on the this 8th day of October, 2024.

_____(SEAL)
Jeffrey R. Kelleran

_____(SEAL)
Kristina L. Kelleran

STATE OF Washington
COUNTY OF King

On this 8th day of October, 2024, before me personally appeared **Jeffrey R. Kelleran and Kristina L. Kelleran**, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 8th day of October, 2024.

_____
Notary Signature
My commission expires: 07/03/2026

Notary Public
State of Washington
SHRUTI JOSHI
COMMISSION# 23006927
MY COMMISSION EXPIRES
July 03, 2026

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

By: _____
Affiant

STATE OF Washington
COUNTY OF King

Sworn to and subscribed before me this 8th day of October, 2024.

_____
Notary Signature
My commission expires: 07/03/2026

Notary Public
State of Washington
SHRUTI JOSHI
COMMISSION# 23006927
MY COMMISSION EXPIRES
July 03, 2026

Tennessee Certification of Electronic Document

I, Steven Disser, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 10-8-24.

Affiant Signature — Date: 10-8-24

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 8 day of October, 2024.

Notary Signature

My Commission Expires: 5-9-26

MELISSA R SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON